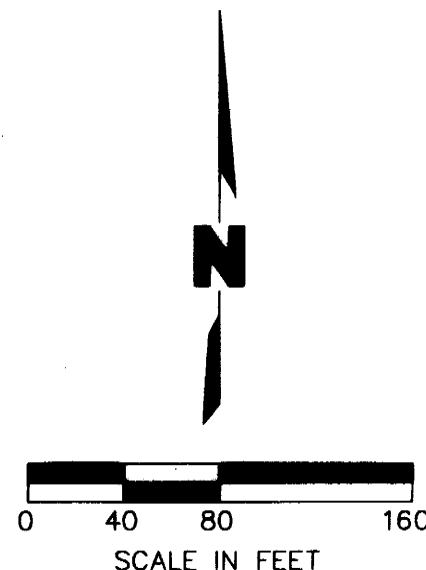
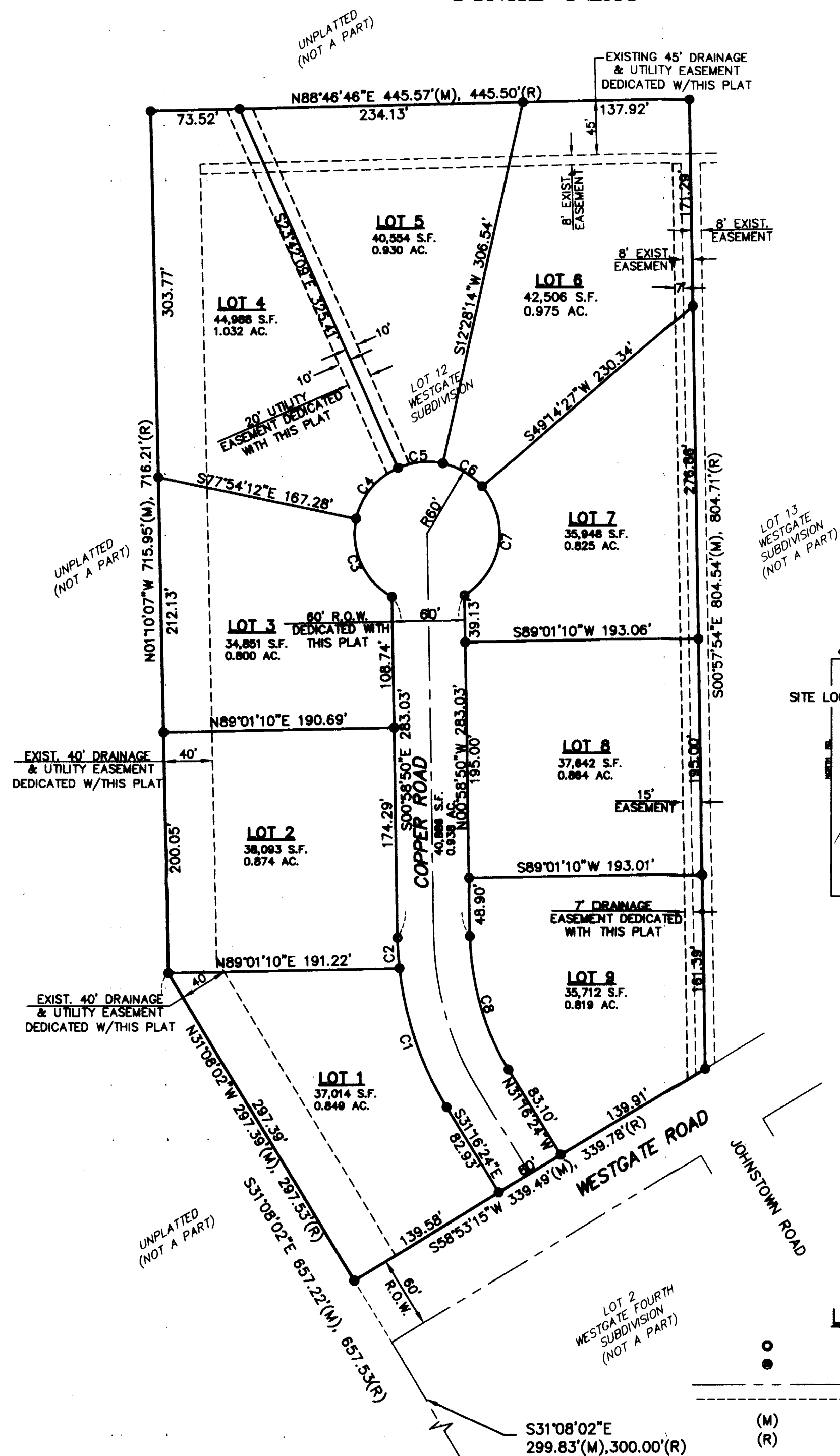


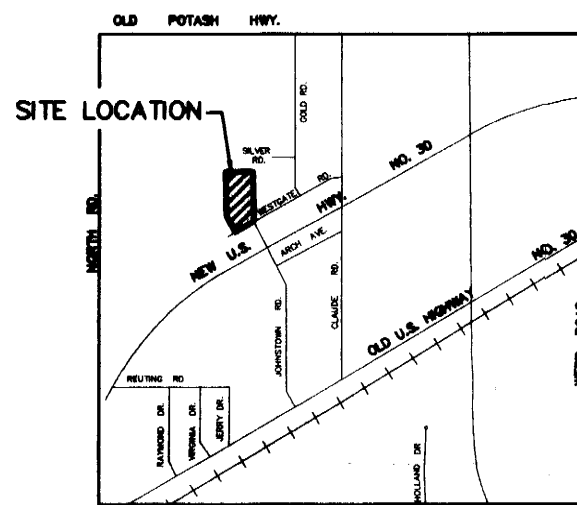
WESTGATE NINTH SUBDIVISION

IN THE CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA

FINAL PLAT



LOCATION MAP
SEC. 24, T11N, R10W
NOT TO SCALE



LEGEND

- SET CORNER (3/4" IRON PIPE W/LS-458 CAP)
- FOUND CORNER (1/2" IRON PIPE)
- PROPERTY/RIGHT-OF-WAY LINE
- EASEMENT LINE
- (M) MEASURED DISTANCE
- (R) RECORDED DISTANCE

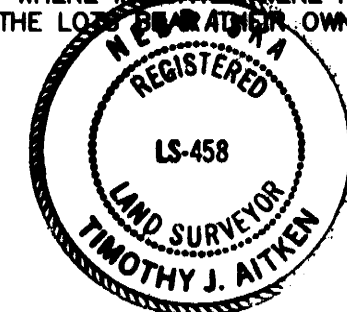
LEGAL DESCRIPTION

A TRACT OF LAND COMPRISED OF LOT 12, WESTGATE SUBDIVISION, IN THE CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA. SAID TRACT CONTAINS 388,194 SQUARE FEET OR 8.912 ACRES MORE OR LESS OF WHICH 40,886 SQUARE FEET OR 0.938 ACRES IS NEW DEDICATED COPPER ROAD RIGHT OF WAY.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT ON THIS 22ND DAY OF JUNE, 2007, UNDER MY PERSONAL SUPERVISION, I COMPLETED AN ACCURATE SURVEY OF "WESTGATE NINTH SUBDIVISION" IN THE CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA, AS SHOWN ON THE ACCOMPANYING PLAT THEREOF; THAT THE LOTS CONTAINED IN SAID SUBDIVISION ARE SHOWN ON THE ACCOMPANYING PLAT THEREOF ARE WELL AND ACCURATELY STAKED AND MARKED; THAT IRON PIPE MARKERS, EXCEPT WHERE INDICATED, WERE FOUND OR PLACED AT ALL LOT CORNERS; THAT THE DIMENSIONS OF THE LOTS ARE SHOWN ON THE PLAT; THAT THE LOT SEPARATION OWN NUMBER; AND THAT SAID SURVEY WAS MADE WITH REFERENCE TO KNOWN AND RECORDED MONUMENTS.

Timothy J. Aitken
TIMOTHY J. AITKEN, REGISTERED LAND SURVEYOR NUMBER, LS-458



DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT COPPERTON, L.L.C., A NEBRASKA LIMITED LIABILITY COMPANY, BEING THE OWNER OF THE LAND DESCRIBED HEREON, HAVE CAUSED SAME TO BE SURVEYED, SUBDIVIDED, PLATTED AND DESIGNATED AS "WESTGATE NINTH SUBDIVISION", IN THE CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA, AS SHOWN ON THE ACCOMPANYING PLAT THEREOF AND DO HEREBY DEDICATE THE ROAD RIGHT OF WAY, AS SHOWN THEREON TO THE PUBLIC FOR THEIR USE FOREVER; AND THE EASEMENTS, AS SHOWN THEREON TO THE PUBLIC FOR THEIR USE FOREVER FOR THE LOCATION, CONSTRUCTION AND MAINTENANCE OF PUBLIC SERVICE UTILITIES, TOGETHER WITH THE RIGHTS OF INGRESS AND EGRESS THERETO, AND HEREBY PROHIBITING THE PLANTING OF TREES, BUSHES AND OTHER SHRUBS, OR PLACING OTHER OBSTRUCTIONS UPON, OVER, ALONG OR UNDERNEATH THE SURFACE OF SUCH EASEMENTS; AND THAT THE FOREGOING SUBDIVISION AS MORE PARTICULARLY DESCRIBED IN THE DESCRIPTION HEREON AS APPEARS ON THIS PLAT, IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNER AND PROPRIETOR.

IN WITNESS WHEREOF, I HAVE AFFIXED MY SIGNATURE HERETO, AT Grand Island, NEBRASKA, THIS 12TH DAY OF JUNE, 2007.

E. Marsden Garey
COPPERTON, L.L.C., A NEBRASKA LIMITED LIABILITY COMPANY
E. MARSDEN GAREY, OWNER

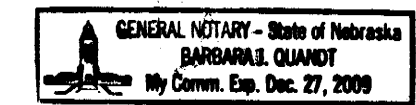
ACKNOWLEDGMENT

STATE OF NEBRASKA
COUNTY OF HALL

ON THIS 12TH DAY OF JUNE, 2007, BEFORE ME, Barbara J. Quantz, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY, PERSONALLY APPEARED E. MARSDEN GAREY, OWNER, COPPERTON, L.L.C. TO ME PERSONALLY KNOWN TO BE THE IDENTICAL PERSON WHOSE SIGNATURE IS AFFIXED HERETO AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS VOLUNTARY ACT AND DEED. IN WITNESS WHEREOF, I HAVE HERETO SUBSCRIBED MY NAME AND AFFIXED MY OFFICIAL SEAL AT Grand Island, NEBRASKA, ON THE DATE LAST ABOVE WRITTEN.

MY COMMISSION EXPIRES 12-27-2009

Barbara J. Quantz
NOTARY PUBLIC



APPROVALS

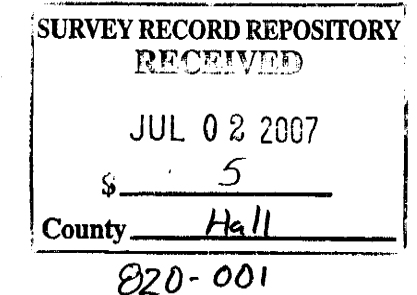
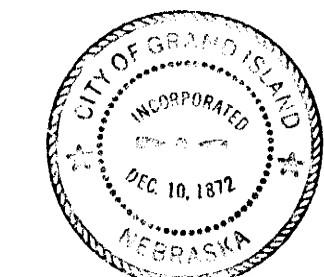
SUBMITTED TO AND APPROVED BY THE REGIONAL PLANNING COMMISSION OF HALL COUNTY, CITIES OF GRAND ISLAND, WOOD RIVER, AND THE VILLAGES OF ALDA, CAIRO, AND DONIPHAN, NEBRASKA.

John C. O'Connell May 6, 2007
CHAIRMAN DATE

APPROVED AND ACCEPTED BY THE CITY OF GRAND ISLAND, NEBRASKA,

THIS 12 DAY OF JUNE, 2007

Margaret Hornsby *Debra Edwards*
MAYOR CITY CLERK



CURVE TABLE						
CURVE	DELTA	LENGTH	RADIUS	TANGENT	BEARING	CHORD
C1	25°00'47"	122.24	280.00	62.11	S18°46'00"E	121.27
C2	5°16'46"	25.80	280.00	12.91	S03°37'13"E	25.79
C3	73°04'38"	76.53	80.00	44.48	S24°28'31"E	71.44
C4	54°12'04"	56.78	60.00	30.70	S39°11'50"W	54.67
C5	38°10'23"	37.88	60.00	19.60	S84°23'03"W	37.25
C6	38°46'13"	38.51	80.00	19.94	N58°08'39"W	37.85
C7	99°48'43"	104.49	60.00	71.23	N02°07'48"E	91.78
C8	30°17'34"	116.32	220.00	59.55	S16°07'37"E	114.97

OWNER: COPPERTON, L.L.C., E. MARSDEN GAREY, OWNER
SUBDIVIDER: COPPERTON, L.L.C., E. MARSDEN GAREY, OWNER
LAND SURVEYOR: OLSSON ASSOCIATES
ENGINEER: OLSSON ASSOCIATES
NUMBER OF LOTS: 9



201 East 2nd Street
P.O. Box 1072
Grand Island, NE 68802-1072
TEL 308.384.8750
FAX 308.384.8752